

ORIGINAL *file in WS-03*



ARIZONA CORPORATION COMMISSION  
UTILITY COMPLAINT FORM

4700

Investigator: Richard Martinez

Phone: [REDACTED]

Fax: [REDACTED]

Priority: Respond Within Five Days

*105-03478A-05-0801*

Opinion      No. 2006 - 50126

Date: 2/28/2006

Complaint Description:      08A Rate Case Items - Opposed

First:

Last:

Complaint By:      **Donovan**

**Roberts**

Account Name:      Donovan Roberts

Home: [REDACTED]

Street:      [REDACTED]

Work: [REDACTED]

City:      Yuma

CBR:

State:      AZ      Zip: 85367

is:

Utility Company.      **Far West Water & Sewer, Inc.**

Division:

Contact Name:      [REDACTED]

Contact Phone: [REDACTED]

Nature of Complaint:

Received the following correspondence:

February 24, 2006

To:  
Arizona Corporation Commission  
Consumer Services Section  
1200 West Washington Street  
Phoenix, AZ  
85007

RECEIVED  
2006 MAR -11 A 11:16  
AZ CORP COMMISSION  
DOCUMENT CONTROL

Re: Docket No. SW-03478A-05-0801

I am writing as an affected landowner and customer of Far West Water and Sewer to provide comment on the application of Far West Water and Sewer Company for an increase in its sewer rates.

I am absolutely opposed to any increase in the rates of Far West. This company services in excess of 8,000 lots that were developed by its sister company (HAS Developments) and sold primarily to snowbirds (seasonal residents) for the primary purpose of parking recreational vehicles and mobile homes for a few months during the winter. It is evident this was the company's intention as the Legal Description of the properties includes the term "Foothills Mobile Estates".

A brief review of the Far West rate structure reveals that until 2004, contrary to Far West's approved rate structure, the rate charged for sewer services was \$20 per month for the months the sewer was being used. This typically meant that a lot owner using the services seasonally would now pay \$240 per year as opposed to the previous \$100 for 5 months. In 2004 Far West obviously decided that they needed more money and conveniently decided to comply with their approved rate structure and started charging \$20 per month for the full calendar year. It is significant to note that this was an increase in the company's rates by 240%/a.

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H & S Developments focus has now shifted to developing high end lots, restricting building to stick built only to their specifications, limiting construction to contractors they either own or control, restricting time limits for construction and requiring architectural committee approval of all landscaping. This shift in focus appears to have cost the company a significant amount of money in development that does not appear to be being recouped by sales in the manner expected. In addition a recent significant fine has cost the company a great deal of money. It is painfully obvious that the rate increase requested is an attempt to offset those costs and does not reflect an increase in the service level provided or costs incurred to provide service to those lots not included in the new developments.

This rate increase should not be allowed in any development H & S has labeled Foothills Mobile Estates for the simple reason, the sewer service is used for a few months by an estimated 75% of the lot owners and current rates more than compensate for that service.

Donovan F. Roberts

\*End of Complaint\*

### Utilities' Response:

### Investigator's Comments and Disposition:

Entered Opinion into our database for the record and also will have this correspondence docketed (SW-03478A-05-0801). CLOSED.

\*End of Comments\*

Date Completed: 2/28/2006

Opinion No. 2006 - 50126

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